



TOWN OF JACKSON PLANNING & BUILDING DEPARTMENT

TRANSMITTAL MEMO

Town of Jackson

- Public Works/Engineering
- Building
- Title Company
- Town Attorney
- Police

Joint Town/County

- Parks and Recreation
- Pathways
- Housing Department

Teton County

- Planning Division

- Engineer
- Surveyor- *Nelson*
- Assessor
- Clerk and Recorder
- Road and Levee

State of Wyoming

- Teton Conservation
- WYDOT
- TC School District #1
- Game and Fish
- DEQ

Federal Agencies

- Army Corp of Engineers

Utility Providers

- Qwest
- Lower Valley Energy
- Bresnan Communications

Special Districts

- START
- Jackson Hole Fire/EMS
- Irrigation Company

<p>Date: April 18, 2022</p> <hr/> <p>Item #: P22-087</p> <hr/> <p>Planner: Tyler Valentine</p> <p>Phone: 733-0440 ext. 1305</p> <hr/> <p>Email: tvalentine@jacksonwy.gov</p> <hr/> <p>Owner: Kudar Enterprises, Inc. PO Box 1785 Jackson, WY 83001</p> <p>Applicant: Michael Kudar PO Box 581 Jackson, WY 83001</p>	<p style="text-align: center;">REQUESTS:</p> <p>The applicant is submitting a request for a Zoning Compliance for the property located at 250, 260, 262 N Cache St., legally known as LOTS 7-8, BLK. 2, SMITH LOT 7, BLK. 3, SMITH and PT SW1/4SW1/4, SEC. 27, TWP. 41 RNG. 116 PIDNs 22-41-16-27-3-03-001, 22-41-16-27-3-00-001 and 22-41-16-27-3-00-014</p> <p>For questions, please call Tyler Valentine at 733-0440, x1305 or email to the address shown below. Thank you.</p>
<p>Please respond by: May 2, 2022 (Sufficiency) May 9, 2022 (with Comments)</p>	

RESPONSE: For Departments not using Trak-it, please send responses via email to: alangle@jacksonwy.gov



PLANNING PERMIT APPLICATION
Planning & Building Department

150 E Pearl Ave. | ph: (307) 733-0440
P.O. Box 1687 | www.townofjackson.com
Jackson, WY 83001

For Office Use Only

Fees Paid _____ Date & Time Received _____
Application #s _____

Please note: Applications received after 3 PM will be processed the next business day.

PROJECT.

Name/Description: Kudar Motel Cabin's and RV
Physical Address: 260 N Cache St
Lot, Subdivision: PT SW1/4SW1/4, SEC. 27, TWP. 41 RNG. 116 PIDN: 22-41-16-27-3-00-001

PROPERTY OWNER.

Name: Kudar Enterprises, Inc Phone: 307-733-2823
Mailing Address: P O Box 1785 ZIP: 83001
E-mail: michael.kudar@gmail.com

APPLICANT/AGENT.

Name: Michael Kudar Phone: 307-413-0850
Mailing Address: P O Box 581 ZIP: 83001
E-mail: michael.kudar@gmail.com

DESIGNATED PRIMARY CONTACT.

____ Property Owner Applicant/Agent

TYPE OF APPLICATION. *Please check all that apply; review the type of application at www.townofjackson/200/Planning*

<input type="checkbox"/> Use Permit	<input type="checkbox"/> Physical Development	<input type="checkbox"/> Interpretations
<input type="checkbox"/> Basic Use	<input type="checkbox"/> Sketch Plan	<input type="checkbox"/> Formal Interpretation
<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Development Plan	<input checked="" type="checkbox"/> Zoning Compliance Verification
<input type="checkbox"/> Special Use	<input type="checkbox"/> Design Review	Amendments to the LDRs
Relief from the LDRs	Subdivision/Development Option	<input type="checkbox"/> LDR Text Amendment
<input type="checkbox"/> Administrative Adjustment	<input type="checkbox"/> Subdivision Plat	<input type="checkbox"/> Map Amendment
<input type="checkbox"/> Variance	<input type="checkbox"/> Boundary Adjustment (replat)	Miscellaneous
<input type="checkbox"/> Beneficial Use Determination	<input type="checkbox"/> Boundary Adjustment (no plat)	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Appeal of an Admin. Decision	<input type="checkbox"/> Development Option Plan	<input type="checkbox"/> Environmental Analysis

PRE-SUBMITTAL STEPS. To see if pre-submittal steps apply to you, go to www.townofjackson.com/200/Planning and select the relevant application type for requirements. Please submit all required pre-submittal steps with application.

Pre-application Conference #: _____ Environmental Analysis #: _____
Original Permit #: _____ Date of Neighborhood Meeting: _____


SUBMITTAL REQUIREMENTS. Please ensure all submittal requirements are included. The Planning Department will not hold or process incomplete applications. Partial or incomplete applications will be returned to the applicant. Go to www.townofjackson.com/200/Planning and select the relevant application type for submittal requirements.

Have you attached the following?

- Application Fee.** Fees are cumulative. Go to www.townofjackson.com/200/Planning and select the relevant application type for the fees.
- Notarized Letter of Authorization.** A notarized letter of consent from the landowner is required if the applicant is not the owner, or if an agent is applying on behalf of the landowner. Please see the Letter of Authorization template at <http://www.townofjackson.com/DocumentCenter/View/845/LetterOfAuthorization-PDF>.
- Response to Submittal Requirements.** The submittal requirements can be found on the TOJ website for the specific application. If a pre-application conference is required, the submittal requirements will be provided to applicant at the conference. The submittal requirements are at www.townofjackson.com/200/Planning under the relevant application type.

Note: Information provided by the applicant or other review agencies during the planning process may identify other requirements that were not evident at the time of application submittal or a Pre-Application Conference, if held. Staff may request additional materials during review as needed to determine compliance with the LDRs.

Under penalty of perjury, I hereby certify that I have read this application and associated checklists and state that, to the best of my knowledge, all information submitted in this request is true and correct. I agree to comply with all county and state laws relating to the subject matter of this application, and hereby authorize representatives of Teton County to enter upon the above-mentioned property during normal business hours, after making a reasonable effort to contact the owner/applicant prior to entering.



Signature of Property Owner or Authorized Applicant/Agent
Michael Kuder

Name Printed

4/15/22

Date
Agent

Title



Town of Jackson
 150 E Pearl Avenue
 PO Box 1687, Jackson, WY 83001
 P: (307)733-3932 F: (307)739-0919
 www.jacksonwy.gov

Date: 4/23/22

LETTER OF AUTHORIZATION
NAMING APPLICANT AS OWNER'S AGENT

PRINT full name of property owner as listed on the deed when it is an individual OR print full name and title of President or Principal Officer when the owner listed on the deed is a corporation or an entity other than an individual: Kudar Enterprises, Inc

Being duly sworn, deposes and says that Kudar Enterprises, Inc is the owner in fee of the premises located at:
Name of property owner as listed on deed

Address of Premises: 260 N cache st. Jackson, WY 83001

Legal Description: See Exhibit "B"

Please attach additional sheet for additional addresses and legal descriptions

And, that the person named as follows: Name of Applicant/agent: Michael Kudar

Mailing address of Applicant/agent: P0581, Jackson, WY 83001

Email address of Applicant/agent: Michael.Kudar@gmail.com

Phone Number of Applicant/agent: (307)413-0850

Is authorized to act as property owner's agent and be the applicant for the application(s) checked below for a permit to perform the work specified is this(these) application(s) at the premises listed above:

- Development/Subdivision Plat Permit Application Building Permit Application
- Public Right of Way Permit Grading and Erosion Control Permit Business License Application
- Demolition Permit Other (describe) Zoning Compliance Verification

Under penalty of perjury, the undersigned swears that the foregoing is true and, if signing on behalf of a corporation, partnership, limited liability company or other entity, the undersigned swears that this authorization is given with the appropriate approval of such entity, if required.

Joseph H Kudar
 Property Owner Signature
President

Title if signed by officer, partner or member of corporation, LLC (secretary or corporate owner) partnership or other non-individual Owner

STATE OF Wyoming)
) SS.
 COUNTY OF Teton)



The foregoing instrument was acknowledged before me by Joseph Kudar this 15th day of April, 2022. WITNESS my hand and official seal.

Cheri S Hauser
 Notary Public

My commission expires: Sept. 10, 2024

EXHIBIT "B"
ADDITIONAL PROVISIONS (Listing)
Kudar Enterprises, Inc.
Legal Description
3/18/22
Page 1 of 1

In the event of any conflict between any provision in this Exhibit and any provision in the Listing to which this Exhibit is attached, the provisions of this Exhibit shall be controlling.

250 N Cache Street, LOTS 7-8, BLK. 2, SMITH LOT 7, BLK. 3, SMITH, Parcel: 22-41-16-27-3-03-001

260 N Cache Street, PT SW1/4SW1/4, SEC. 27, TWP. 41 RNG. 116, Parcel: PT SW1/4SW1/4, SEC. 27, TWP. 41 RNG. 116

262 N Cache Street, PT SW1/4SW1/4, SEC. 27, TWP. 41, RNG. 116, Parcel: 22-41-16-27-3-00-014

Seller's Initials _____

Broker's Initials _____

Rev. FEB2020

Seller's Initials _____

From: [Michael Kudar](#)
To: [Annette Langley](#)
Subject: Re: Zoning Compliance Verification for Kudar Enterprises, Inc
Date: Monday, April 18, 2022 8:28:36 AM
Attachments: [image001.png](#)



Annette,

What's are the site constraints?

What's are underlying entitlements?

What's the process, timing and odds of obtaining a building permit for a mix-use for sale hotel?

Michael Kudar

On Mon, Apr 18, 2022 at 8:12 AM Annette Langley <ALangley@jacksonwy.gov> wrote:

Michael,

I've received the application, LOA, and Exhibit "B". Do you have a narrative - list of questions you want addressed in the ZCV?

Thank you,

Annette Langley

Planning Coordinator

Town of Jackson

PO Box 1687

Jackson, WY 83001

307-733-0440 x 1304

www.jacksonwy.gov



[Sign Up for the Town's Newsletter!](#)

From: Michael Kudar <michael.kudar@gmail.com>

Sent: Friday, April 15, 2022 3:57 PM

To: Town of Jackson Planning Department <planning@jacksonwy.gov>

Subject: Zoning Compliance Verification for Kudar Enterprises, Inc

Annette,

Please see the updated attached Application, Letter of Authorization, and Exhibit "B".

Please confirm you received this email.

Warm Regards,

Michael Kudar

Consultant

(307) 413-0850

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Michael Kudar

Consultant

307.413.0850